175.0	0003	0013.A	1 of 1	Residential		Total Card /	Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	584,100 /	584,100
					USE VALUE:	584,100 /	584,100
					ASSESSED:	584,100 /	584,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
367		APPLETON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	LAMORETTI RICHARD M JR
Owner 2:	
Owner 3:	
Street 1:	367 APPLETON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .099 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1940, having primarily Brick Veneer Exterior and 1088 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4309.000	199,100	500	384,500	584,100
Total Card	0.099	199,100	500	384,500	584,100
Total Parcel	0.099	199,100	500	384,500	584,100

Source: Market Adj Cost | Total Value per SQ unit /Card: 537.10 | /Parcel: 537.10

Legal Description

Entered Lot Size

Total Land:

Land Unit Type:

User Acct 117215

GIS Ref

GIS Ref

Insp Date 07/19/18

!13643!

PREVIOUS ASSESSMENT

Parcel ID 175.0-0003-0013.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	199,100	500	4,309.	384,500	584,100		Year end	12/23/2021
2021	101	FV	192,400	500	4,309.	384,500	577,400		Year End Roll	12/10/2020
2020	101	FV	192,400	500	4,309.	384,500	577,400	577,400	Year End Roll	12/18/2019
2019	101	FV	180,900	500	4,309.	379,000	560,400	560,400	Year End Roll	1/3/2019
2018	101	FV	180,900	500	4,309.	291,100	472,500	472,500	Year End Roll	12/20/2017
2017	101	FV	180,900	500	4,309.	274,600	456,000	456,000	Year End Roll	1/3/2017
2016	101	FV	180,900	500	4,309.	252,700	434,100	434,100	Year End	1/4/2016
2015	101	FV	169,500	500	4,309.	236,200	406,200	406,200	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	17:26:59

LAST REV

Date	Time
08/06/18	10:28:49
apro	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 13643

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LAMORETTI ESTHE	35504-334		5/21/2002		300,000	No	No		
	10363-64		9/20/1963			No	No		N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/4/2013	1763	Re-Roof	4,200	C				
9/6/2007	773	Redo Kit	6,000	C		G9	GR FY09	

ACTIVITY INFORMATION

Date	Result	By	Name
7/19/2018	MEAS&NOTICE	CC	Chris C
2/6/2014	Info Fm Prmt	EMK	Ellen K
11/18/2008	Meas/Inspect	336	PATRIOT
12/28/1999	Meas/Inspect	243	PATRIOT
1/1/1982		CM	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	117215
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4309		Sq. Ft.	Site		0	70.	1.27	6									384,488						384,500	

Total AC/HA:	0.09892	Total SF/SM:	4309	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	384,488	Spl Credit		Total:	384,500

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1H - 1 & 1/2 Sty		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	8 - Brick Veneer		
Sec Wall:	4 - Vinyl	10	%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	BRICK		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1940	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AG - Avg-Good	26.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
Total:		26.4	%

CALC SUMMARY

Basic $ / SQ:	110.00
Size Adj.:	1.35000002
Const Adj.:	1.02689719
Adj $ / SQ:	152.494
Other Features:	71500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	270505
Depreciation:	71413
Depreciated Total:	199092

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1								# Units	1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	5	BRs:	2	Baths:	1	HB					

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

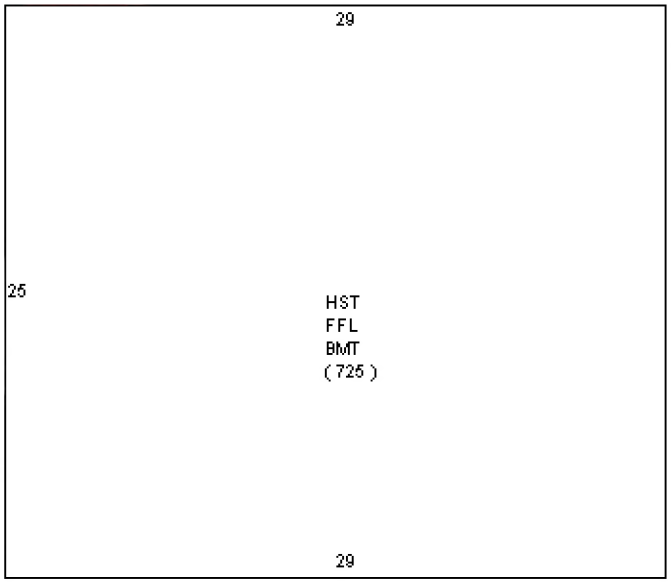
No Unit	RMS	BRS	FL
1	5	2	
Totals			
1	5	2	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	152.49
Special Features:	0	Val/Su Net:	109.82
Final Total:	199100	Val/Su SzAd	183.08

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	725	45.750	33,167
FFL	First Floor	725	152.490	110,558
HST	Half Story	363	152.490	55,279
	Net Sketched Area:	1,813	Total:	199,004
Size Ad	1087.5	Gross Area	2175	FinArea 1088

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 175.0-0003-0013.A

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
19	Patio	D	Y	1	9X22	A	AV	1960	4.14	T	40.8	101			500			500

More:	N	Total Yard Items:	500	Total Special Featues:	Total: 500

IMAGE

AssessPro Patriot Properties, Inc